

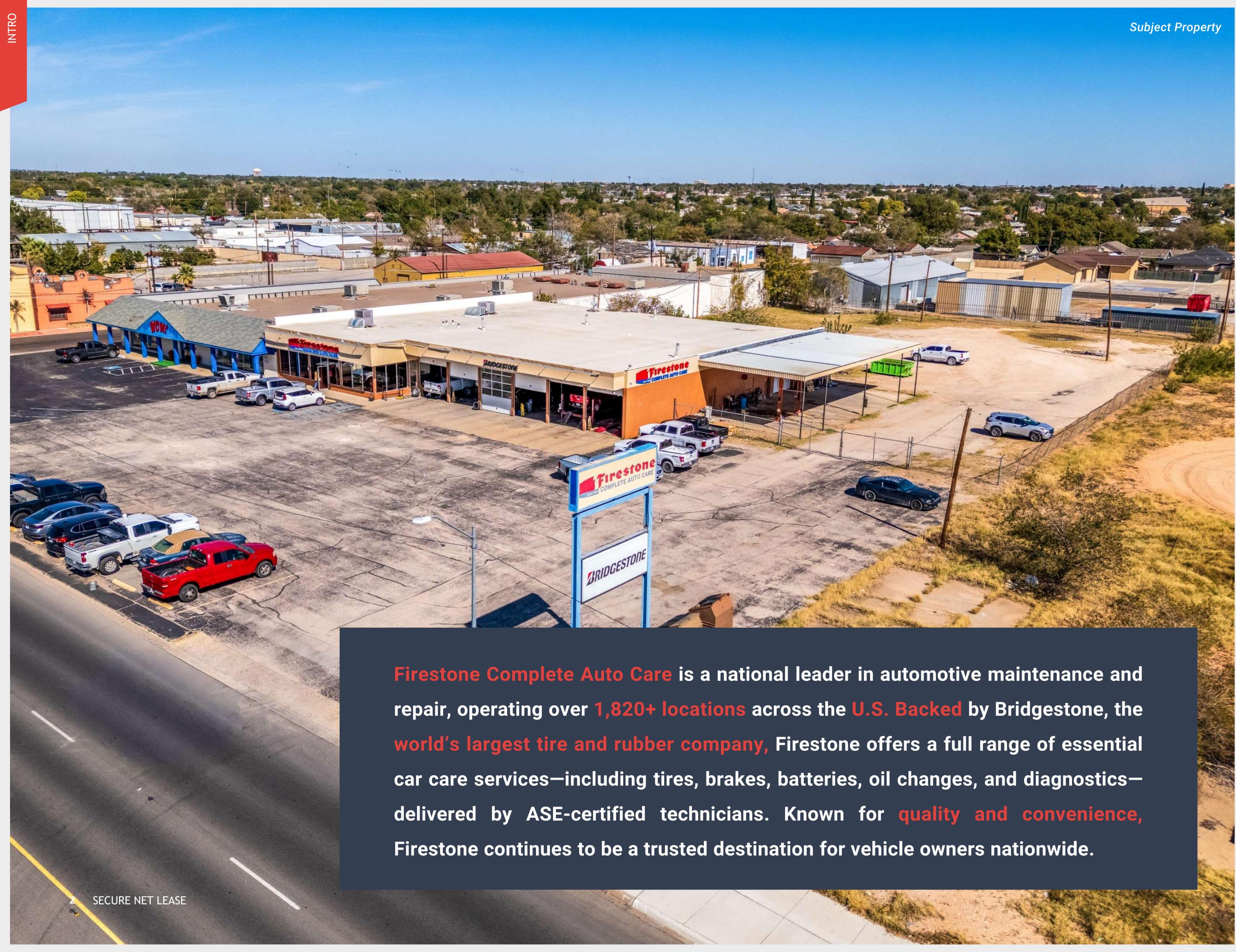


Firestone Complete Auto Care

\$3,524,200 | 6.00% CAP

2020 Andrews Highway, Odessa, Texas

- ✓ **Approximately 5 Years Remaining on Net Lease**, 10% Rental Increases Every Five Years with (1), 5-Year Option to Renew
- ✓ **Excellent Visibility & Access** | Located along Andrews Highway (22,896+ VPD), Just North of Interstate 20 (74,098+ VPD) | \$424 million TxDOT Highway Expansion Project Underway through 2026
- ✓ **Adjacent to Odessa College; 15,000 Students; Generates \$395M Economic Impact** | 3 Mi. from the University of Texas Permian Basin (7,100 students) | 1.5 Mi. from Permian High School
- ✓ **Proximity to Major Employers & Demand Drivers** | Medical Center Hospital (1,456 beds/staff), Odessa Regional Medical Center, Midland International Airport (700,000+ Passengers/Yr.), & Ector County Coliseum
- ✓ **Economic Hub of the Permian Basin** | Odessa Anchors America's Top Oil and Gas Producing Region



Firestone Complete Auto Care is a national leader in automotive maintenance and repair, operating over **1,820+ locations** across the **U.S.** **Backed** by Bridgestone, the **world's largest tire and rubber company**, Firestone offers a full range of essential car care services—including tires, brakes, batteries, oil changes, and diagnostics—delivered by ASE-certified technicians. Known for **quality and convenience**, Firestone continues to be a trusted destination for vehicle owners nationwide.

INVESTMENT OVERVIEW

FIRESTONE COMPLETE AUTO CARE ODESSA, TX

\$3,524,200

6.00% CAP

NOI

\$211,452

Building Area

±12,624 SF

Land Area

±1.84 AC

Year Built

1959

Lease Type

Net Lease*

Occupancy

100%

- ✓ **Approximately 5 Years Remaining on Net Lease**, 10% Rental Increases Every Five Years with (1), 5-Year Option to Renew
- ✓ **Prime Corner Location with Excellent Visibility & Access** - Located along Andrews Highway (22,896+ VPD), near I-20 Business/2nd Street (24,090+ VPD) and Interstate 20 (74,098+ VPD), a major corridor connecting Odessa to Midland and the broader Dallas-Fort Worth metroplex. Surrounded by national retailers including McDonald's and Take 5 Oil Change, benefiting from consistent traffic and regional exposure.
- ✓ **Strategic Position in Odessa's Core Growth Corridor** - Adjacent to Odessa College, a top-ranked two-year institution serving 15,000 students annually and generating \$395 million in annual local economic impact. Less than 3 miles from the University of Texas Permian Basin (7,100 students) and 1.5 miles from Permian High School (4,100 students), driving strong daily activity and demand for automotive and retail services.
- ✓ **Robust Infrastructure & Regional Connectivity** - The property benefits from direct access to I-20, a key west-to-east transportation artery serving Midland, Odessa, and the Permian Basin. A \$424 million TxDOT highway expansion project underway through 2026 will enhance frontage roads, add travel lanes, and improve traffic flow—driving long-term accessibility and property value growth.
- ✓ **Proximity to Major Employers & Demand Drivers** - Near Medical Center Hospital (1,456 beds/staff), Odessa Regional Medical Center, and Ector County offices, providing steady daytime traffic. 20 miles from Midland International Airport, serving 700,000+ annual passengers across business, corporate, and international routes. Close to Ector County Coliseum, Odessa's main event venue for concerts, rodeos, and fairs—generating regular community and visitor traffic.
- ✓ **Economic Hub of the Permian Basin** - Odessa anchors America's top oil and gas producing region, with a 2025 population of 124,400 and a median household income of \$73,030. Diversified economy supported by major employers such as Saulsbury Companies, Halliburton, Medical Center Hospital, and UT Permian Basin. The city continues to grow through strong manufacturing, logistics, healthcare, and education sectors, ensuring sustained local demand.
- ✓ **Firestone Complete Auto Care – Backed by Bridgestone, the World's Largest Tire & Rubber Company** – With 1,820+ locations nationwide, Firestone is a nationally recognized brand offering essential automotive services including tires, brakes, oil changes, batteries, and diagnostics, all performed by ASE-certified technicians.

* Landlord Responsible for Roof and Structure

This information has been secured from sources we believe to be reliable but we make no representations or warranties, expressed or implied, as to the accuracy of the information. Buyer must verify the information and bears all risk for any inaccuracies.

SECURE
NET LEASE



Subject Property

CONTACT FOR DETAILS

John Packwood

Vice President
(424) 301-6383

jpacwood@securenetlease.com

Bob Moorhead

Managing Partner
(214) 522-7210

bob@securenetlease.com

TENANT OVERVIEW

FIRESTONE COMPLETE AUTO CARE ODESSA, TX

Firestone Complete Auto Care

bridgestoneamericas.com

REVENUE

\$2.56 Billion in the US

CREDIT RATING

A Stable (S&P) / A2 Stable (Moody's)

STOCK TICKER

BRDCY

LOCATIONS

5,000; 2,200 in the US



firestonecompleteautocare.com

Lessee: Bridgestone Retail Operations
Guarantor: Bridgestone Retail Operations

Automotive service is the largest part of Bridgestone Retail Operations, LLC's business, accounting for approximately fifty percent of sales with tire and financial services making up the rest.

Bridgestone Firestone North American Tire manufactures Bridgestone, Firestone, and Dayton truck tires along with tires for virtually every wheeled vehicle made. Harvey S. Firestone (1868-1938) founded The Firestone **Tire & Rubber Company** in Akron, Ohio, in **August 1900**, and started marketing solid rubber tires for carriage wheels. Firestone joined the retail store arena offering basic car service and tire sales in the **mid 1920s** when the original Firestone Service Centers were opened. In **the late 1970s** the company, in an effort to re-focus its business solely on automotive service and tire sales, began to phase out the sale of all non-auto related merchandise. Shortly thereafter, **in 1981**, the Firestone Master Care Car Service concept was introduced and established as a premier brand of quality service being delivered to customers in a consistent and distinctive manner. Bridgestone Corporation, **founded in 1931 in Kurume, Japan, purchased Firestone in 1988**, transforming the company in to the **world's largest manufacturer** of tires and other rubber products. Bridgestone and Firestone operations in the Americas were consolidated **in 1990** as Bridgestone/Firestone, Inc.

Bridgestone/Firestone, Inc. initiated a series of changes to its corporate structure in **December 2001**, reorganizing its operations in the Americas under a holding company, Bridgestone Americas Holding, Inc., and several operating subsidiaries. The largest of these operating **subsidiary companies** is Bridgestone Retail Operations, LLC. **In 2001** Bridgestone/Firestone also announced its majority ownership stake in Morgan Tire & Auto, Inc. (MTA), then the **nation's second largest** independent retailer of tires. Responsibility for MTA was shifted to Bridgestone Retail Operations, LLC following the reorganization of Bridgestone/Firestone. Today, Bridgestone Retail Operations, LLC and its subsidiaries employ approximately **22,000 teammates** in North America. Bridgestone Retail Operations, LLC consists of more than **2,200 company-owned consumer** and commercial stores in the United States as well as the company's own credit card operations. The store channels include Firestone Complete Auto Care, Morgan Tire / Tires Plus, Expert Tire, Commercial & Farm, and Mark Morris.

Subject Property



IN THE NEWS

FIRESTONE COMPLETE AUTO CARE ODESSA, TX

Firestone to Continue as NTT INDYCAR® SERIES Exclusive Tire Supplier through Long-Term Extension

SEPTEMBER 12, 2024 (BRIDGESTONE AMERICAS, INC.)

Bridgestone Americas (Bridgestone) and Penske Entertainment today announced a long-term extension to Firestone's role as the exclusive tire supplier of all INDYCAR-sanctioned racing.

The agreement will keep Firestone as the sole tire supplier for all **NTT INDYCAR SERIES** races, the **INDY NXT** by Firestone developmental series, and the annual Indianapolis 500®.

Firestone is currently in its 25th consecutive season as the exclusive tire supplier for the series. The extension reinforces Bridgestone's ongoing commitment to driving innovation through motorsports.

The Firestone brand continues its rich history in **open-wheel racing**, dating back more than a century.

"At Bridgestone, motorsports are our passion – always have been and always will be. This is particularly true for our Firestone brand, which has been part of world-class racing since winning the first Indy **500 in 1911**," said Paolo Ferrari, Executive Chairman and CEO, Bridgestone Americas. "We believe motorsports are the ultimate challenge for premium performance and a proving ground for advancing in our goals towards sustainable innovation. Our relationship with the NTT INDYCAR SERIES has been a critical part of these efforts, and we are proud to keep driving forward together."

Through the Firestone brand, **Bridgestone has worked closely** with the NTT INDYCAR SERIES and partners across the paddock to help advance developments in more sustainable racing.

EXPLORE ARTICLE



Bridgestone Recognized as Top Global Supplier by General Motors

MAY 23, 2024 (BRIDGESTONE AMERICAS, INC.)

Bridgestone Corporation (Bridgestone) was recognized by General Motors (GM) as one of its top global suppliers of 2023.

The company was awarded this distinction during the GM **32nd Annual Supplier of the Year** event. Performance, innovation, cultural alignment with GM's values, and having a commitment to achieving GM's ambitious goals are what earned Bridgestone this honor. Bridgestone was one of **86 companies** out of GM's network of more than **20,000 suppliers** to achieve this award, marking Bridgestone's ninth consecutive and **22nd overall** recognition from GM.

Bridgestone supplies General Motors with both **Bridgestone** and **Firestone** brand tires.

"We infuse our passion for excellence into every Bridgestone and Firestone product we design and supply to General Motors," said David Colletti, President, Consumer Original Equipment Tires, North America, Bridgestone Americas Tire Operations. "This award acknowledges the extraordinary level of collaboration with GM and our teammates around the world."

This includes Bridgestone's recent launch of cutting-edge tire technologies for GM's 2024 **Chevrolet Blazer EV** and 2024 Chevrolet Blazer EV Police Pursuit vehicles. The Chevrolet Blazer EV is equipped with the bespoke Bridgestone **Alenza A/S 02**, engineered to deliver all-season performance and comfort. The Alenza A/S 02 incorporates **B-SEALS technology**, which is a recyclable, silicone-based tire sealant providing **excellent sealant performance** in the event of a puncture.

The **Chevrolet Blazer EV** Police Pursuit is equipped with **custom-engineered** Firestone Firehawk Pursuit tires. Built with **high-speed pursuits** in mind, the Firehawk Pursuit is constructed to deliver **quick steering response** and confident handling.

EXPLORE ARTICLE



LEASE OVERVIEW

FIRESTONE COMPLETE AUTO CARE ODESSA, TX

| | |
|--------------------|---------------------------------|
| Initial Lease Term | Approximately 5 Years Remaining |
| Rent Commencement | 7/3/2000 |
| Lease Expiration | 8/31/2030 |
| Lease Type | Net Lease* |
| Rent Increases | 10% Every Five (5) Years |
| Annual Rent | \$211,452 |
| Option 1 | \$232,597 |

*Landlord Responsible for Roof and Structure

This information has been secured from sources we believe to be reliable but we make no representations or warranties, expressed or implied, as to the accuracy of the information. Buyer must verify the information and bears all risk for any inaccuracies.





ROSS ELEMENTARY (422 STUDENTS)

IRELAND ELEMENTARY SCHOOL (424 STUDENTS)

Dillard's at home
JCPenney
Burlington
SHOE DEPT.
KAY JEWELERS

Target
Office DEPOT
OfficeMax
AutoZone
LESLIES
H-E-B
ROSS DRESS FOR LESS
SALLY.
GameStop

PERMIAN HIGH SCHOOL (4,126 STUDENTS)

BOB'S FURNITURE
maurices
PET SMART
SUBWAY
PAPA JOHNS
McALISTER'S DELI

WILSON & YOUNG MEDAL OF HONOR MIDDLE SCHOOL (1,193 STUDENTS)

DOWLING ELEMENTARY SCHOOL (594 STUDENTS)

Aaron's
Easy, Beautiful, Affordable.
FAMILY DOLLAR
Jason's deli

DQ

BONHAM MIDDLE SCHOOL (870 STUDENTS)

REAGAN ELEMENTARY SCHOOL (662 STUDENTS)

EAST UNIVERSITY BOULEVARD ±24,252 VPD

DOLLAR GENERAL market
FAMILY DOLLAR

DOWLING ELEMENTARY SCHOOL (594 STUDENTS)

EL RANCHO
H&R BLOCK
GOLDEN CHICK

ACE Hardware
metro

Firestone
COMPLETE AUTO CARE
SUBJECT PROPERTY
2020 ANDREWS HWY.

ODESSA COLLEGE
TOP-RANKED TWO-YEAR INSTITUTION SERVING 15,000 STUDENTS
GENERATES \$395 MILLION IN ANNUAL LOCAL ECONOMIC IMPACT

DQ
W
United supermarkets

DOLLAR GENERAL
ANYTIME FITNESS
Advance Auto Parts
boost mobile

WHATABURGER
SONIC
Starbucks
AutoZone
McDonald's

ODESSA REGIONAL MEDICAL CENTER (211 BEDS)

ANDREWS HIGHWAY ±22,896 VPD

ODESSA HIGH SCHOOL (3,769 STUDENTS)

MEDICAL CENTER HOSPITAL (402 BEDS)

NAPA

USPS.COM

NOEL ELEMENTARY SCHOOL (490 STUDENTS)

United supermarkets
Advance Auto Parts

planet fitness
McDonald's
mercato's PIZZA
DOLLAR GENERAL

ACE Hardware
cricket

PEASE ELEMENTARY SCHOOL (579 STUDENTS)

RED WING SHOES
CRAFTY AUTO PARTS
metro
boost mobile

GameStop
verizon
T
Pizza Hut

LONG JOHN SILVER'S

DOLLAR GENERAL
Little Caesars
RAC
BURGER KING
WING-STOP
SALLY.

SPRINGWOOD APARTMENTS (MINK MANAGEMENT CORPORATION) (288 UNITS)

CHURCH'S TEXAS CHICKEN

Aaron's

WEST 42ND STREET ±44,328 VPD

191 TEXAS

KERMIT HIGHWAY ±10,854 VPD

BOOT BARN
DUNKIN'

CVS pharmacy

Walmart Supercenter

±35,232 VPD

AT&T
Domino's Pizza

338 TEXAS

302 TEXAS

385

SPUR 450

BUSINESS SPUR 20



TARGET
dd's DISCOUNTS
ROSS DRESS FOR LESS
SALLY.

H-E-B
Office DEPOT
OfficeMax
AutoZone
GameStop
LESLIE'S

Academy SPORTS+OUTDOORS
BEST BUY
ULTA BEAUTY

KOHL'S
Marshalls
petco
KIRKLAND'S.

THE HOME DEPOT
BOOT BARN
CINEMARK
DOLLAR TREE

UNIVERSITY OF TEXAS PERMIAN BASIN
(5,585 STUDENTS)

BONHAM MIDDLE SCHOOL
(870 STUDENTS)

DOWLING ELEMENTARY SCHOOL
(594 STUDENTS)

WHATABURGER
SONIC
Starbucks
McDonald's
AutoZone

DOLLAR TREE
FAMILY DOLLAR
DISTRIBUTION CENTER

United supermarkets

LOWE'S
Walmart Supercenter
sam's club

Market STREET

the Y

Aaron's
FAMILY DOLLAR
Jason's deli

DOLLAR GENERAL

DOLLAR GENERAL
ACE Hardware
metro
Pizza Hut

DOLLAR GENERAL
ANYTIME FITNESS
Advance Auto Parts
RBC
boost mobile

EL RANCHO
H&R BLOCK
GOLDEN CHICK

W
DQ

CHURCH'S

stripes

Davita

Dillard's
JCPenney
Burlington

at home
SHOE DEPT.
KAY JEWELERS

GALE POND ALAMO ELEMENTARY
(324 STUDENTS)

The Design Gallery
Countertops

Firestone
since 1926
COMPLETE AUTO CARE

DOWNTOWN FORT WORTH
(322 MILES)

Alliance Storage

House of Furniture
ALLAN'S GALLERY

E 21ST STREET
(520 VPD)

ENGINES

ANDREWS HIGHWAY
(22,896 VPD)

385

BALDWIN ELECTRONICS

KING OF BEDS

AMERICA'S WHOLESALE FURNITURE

Intoxalock
IGNITION INTERLOCK



Odessa



SAM HOUSTON ELEMENTARY SCHOOL (412 STUDENTS)

WILSON & YOUNG MEDAL OF HONOR MIDDLE SCHOOL (1,193 STUDENTS)

ROSS ELEMENTARY (422 STUDENTS)



NEW TECH ODESSA HIGH SCHOOL (3,769 STUDENTS)



ODESSA COLLEGE
- TOP-RANKED TWO-YEAR INSTITUTION SERVING 15,000 STUDENTS
- GENERATES \$395 MILLION IN ANNUAL LOCAL ECONOMIC IMPACT



J&J Steel Co.

ENGINES

ANDREWS HIGHWAY (22,896 VPD)



385

KING OF BEDS



DOLLAR GENERAL
Little Caesars
RBC
Burger King
Wingstop
SALLY.

SAN JACINTO
ELEMENTARY
SCHOOL
(375 STUDENTS)

PEASE
ELEMENTARY
SCHOOL
(579 STUDENTS)

Walmart
Supercenter

ACE
Hardware
cricket

H-E-B

BOOT BARN
DUNKIN'
CVS pharmacy

United
supermarkets
Advance
Auto Parts

AVID
STORAGE

Firestone
COMPLETE AUTO CARE

metro
by T-Mobile
boost
mobile

BOWIE MIDDLE
SCHOOL
(872 STUDENTS)

EAGLE
AUTO PARTS

Johnny's
Bar-B-Que

EDCO
FIRE
SAFETY INC.

planet
fitness
McDonald's
marco's
Pizza
DOLLAR GENERAL

ODESSA
COLLEGE
(7,019 STUDENTS)

AMERICA'S
WHOLESALE
FURNITURE

SPUR
450

KERMIT HIGHWAY
(24,584 VPD)

Intoxalock
IGNITION INTERLOCK

Got
10
SPECIALTIES

ENGINES

Pizza
Hut

385

ESSCO
SERVICE & REPAIR
SERVICE IS OUR BUSINESS

ANDREWS HIGHWAY
(22,896 VPD)

KING
BEDS

BALDWIN
ELECTRONICS

House
of Furniture
ALLAN'S
GALLERY

Firestone
since 1926
COMPLETE AUTO CARE

The Design
Gallery
Countertops

WEST 2ND STREET
(74,098 VPD)

ODESSA REGIONAL
MEDICAL CENTER
(211 BEDS)



MEDICAL
CENTER HOSPITAL
(402 BEDS)

ECTOR COLLEGE PREP
MIDDLE SCHOOL
(1,369 STUDENTS)

ODESSA
HIGH SCHOOL
(3,769 STUDENTS)



Fernandez
Insurance Agency



Anderson Tile Sales

ALPHA AUTOGLASS



KERMIT HIGHWAY
(24,584 VPD)

SPUR
450



KING OF BEDS



PERMIAN PRINTING



ANDREWS HIGHWAY
(22,896 VPD)

385

HONEST

SITE OVERVIEW

FIRESTONE COMPLETE AUTO CARE ODESSA, TX

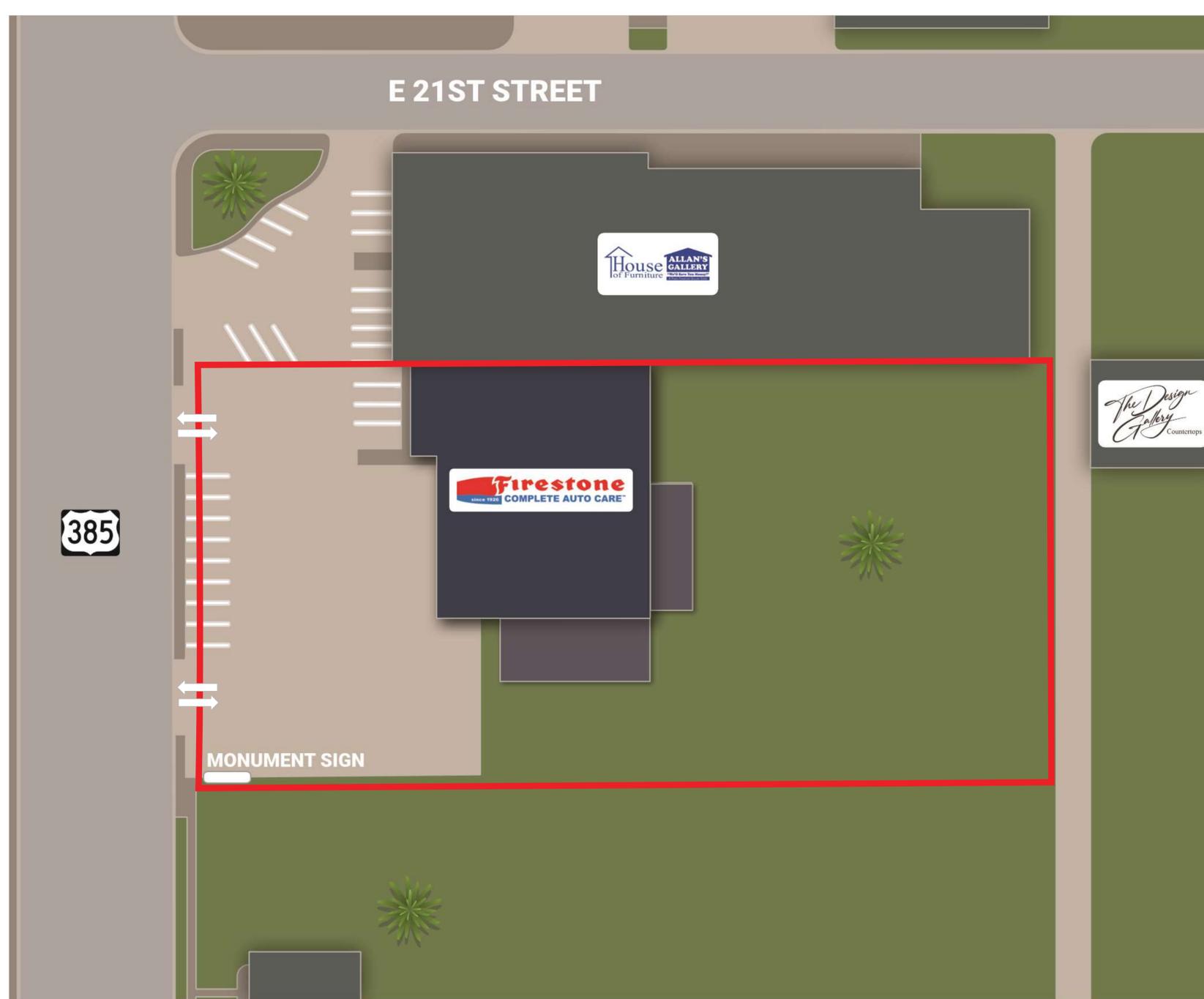
 Year Built | 1959

 Building Area | ±12,624 SF

 Land Area | ±1.84 AC

NEIGHBORING RETAILERS

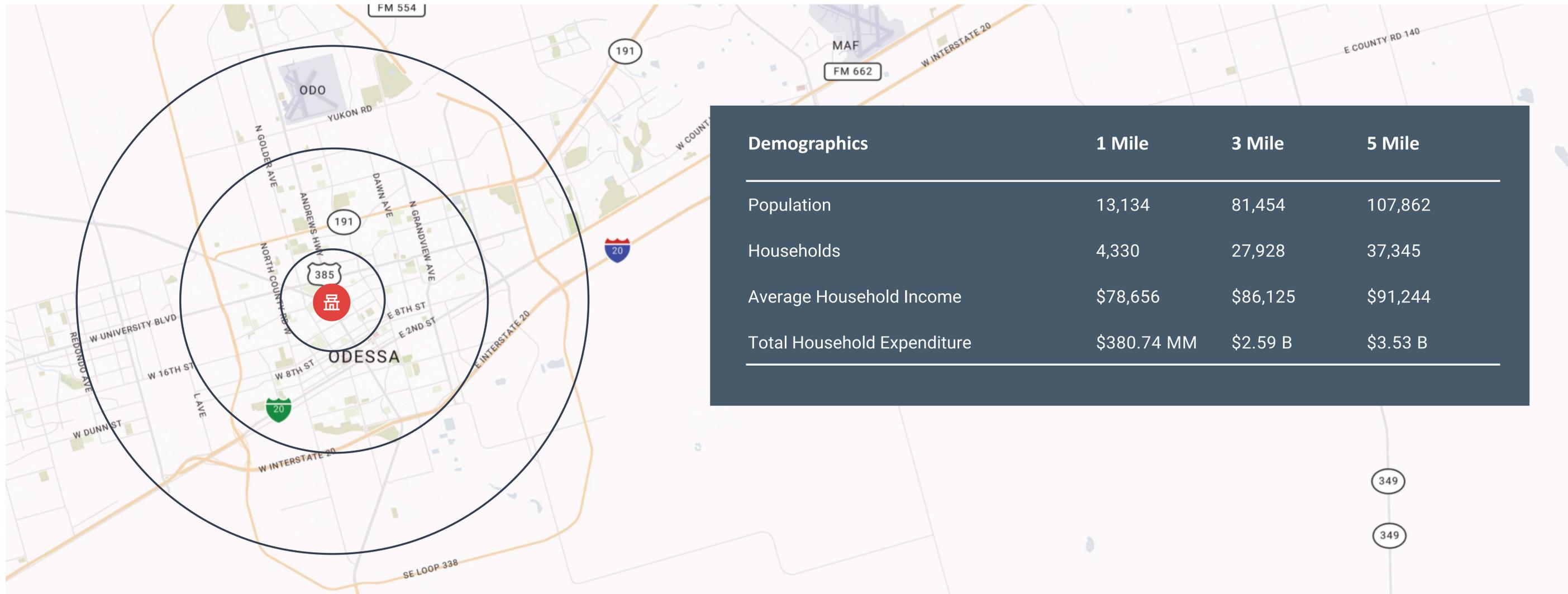
- Pizza Hut
- DG Market
- Ollie's Bargain Outlet
- Rainbow Shops
- United Supermarkets
- H-E-B
- Walmart Supercenter
- Target
- Ross Dress for Less
- Michaels
- Dillard's
- Burlington



Subject Property

LOCATION OVERVIEW

FIRESTONE COMPLETE AUTO CARE ODESSA, TX



ECONOMIC DRIVERS (NUMBER OF EMPLOYEES)

1. ECISD (4,163)
2. Medical Center Hospital (1,977)
3. Haliburton Services (1,400)
4. NexTier (1,142)
5. City of Odessa (900)
6. Saulbury Companies (874)
7. Odessa Regional Medical Center (800)
8. Ector County (735)
9. HEB (721)
10. University of Texas Permian Basin (619)

LOCATION OVERVIEW

FIRESTONE COMPLETE AUTO CARE ODESSA, TX



Odessa
Texas

124,392+
Population

\$73,030
Median Household Income

One of the most
productive oil and gas
regions in the country

Economic Vitality

Ranked for school quality,
housing affordability, and
public safety

Top 50

Odessa, Texas, is a thriving city boasting a population of approximately 124,400 as of 2025.

Known for its dynamic and resilient economy, Odessa serves as a critical hub of the Permian Basin, one of the richest oil and natural gas producing regions in the U.S.

Midland-Odessa have historically been the epicenter of oil and gas production in the United States, and are expanding into the logistics and aerospace industries. Chevron, XTO Energy, Shell, Halliburton, and ConocoPhillips each have corporate offices strategically located in Midland, TX.

The city's economy is deeply anchored by the energy sector, which fuels

significant job creation and attracts substantial investments. Beyond oil and gas, Odessa is diversifying with strong growth in healthcare, retail, and hospitality, contributing to a balanced and sustainable economic base.

The city benefits from a strategic location, situated just 115 miles west of Midland and about 300 miles west of the Dallas-Fort Worth metropolitan area. This proximity allows Odessa to leverage access to larger markets and transportation corridors while maintaining a community-focused atmosphere. Odessa boasts over 4,300 businesses and employs nearly 60,000 people, reflecting a vibrant local economy.

Odessa's commitment to infrastructure development and community services, coupled with its strong educational institutions and healthcare facilities, supports ongoing growth and prosperity. The city's economic diversification efforts, combined with its energy-driven roots, make it a compelling place for commercial investment and business expansion. Odessa's resilience amid fluctuating energy markets and its steady population growth present a promising outlook for both residents and investors, ensuring the city remains a vital economic player in West Texas and beyond. This blend of heritage, strategic location, and positive growth momentum gives Odessa a unique advantage as an attractive markets for development and economic opportunity.

IN THE NEWS

FIRESTONE COMPLETE AUTO CARE ODESSA, TX

\$424 Million TxDOT I-20 Expansion Boosts Odessa's Growth Corridor

KELBIE LEWIS, JANUARY 22 2025, NEWSWEST9

The Texas Department of Transportation is investing \$424 million to expand and modernize I-20 through Midland–Odessa, adding lanes, reconstructing interchanges, and improving access roads through 2026. The project enhances mobility, safety, and commercial flow between key regional employers and retail corridors.

The Texas Department of Transportation (TxDOT) is investing \$424 million in "significant improvements" to Interstate 20, according to Public Information Officer Maryann Cedillo with TxDOT. The construction to I-20 stretches approximately 11 miles through Midland and...

EXPLORE ARTICLE



Odessa College Powers \$395 Million Regional Economic Impact

CHERI DALTON, MAY 2, 2025 (ODESSA COLLEGE)

A 2025 Lightcast study found that Odessa College contributes \$395 million in annual income to the Permian Basin economy—supporting one in every 38 local jobs. The college's programs in healthcare, construction, and technology serve as a critical workforce engine for West Texas.

Odessa College is powering the regional economy and delivering an exceptional return on investment for students, taxpayers, and the community, according to a new economic impact report conducted by Lightcast and released in April 2025. The report finds that Odessa...

EXPLORE ARTICLE



Permian Basin Anchors U.S. Energy Output and Infrastructure Investment

ROYAL EXAMINER, JUNE 23, 2021 (ROYAL EXAMINER)

Odessa sits at the core of the Permian Basin, America's top oil- and gas-producing region. Production and employment have surged alongside record-setting infrastructure investment and renewable diversification. Major operators including Chevron, Halliburton, and Occidental Petroleum maintain strong regional footprints.

Employment in the Permian Basin grew in the second quarter. Meanwhile, the unemployment rate in the region decreased slightly from the first quarter 2025. Home sales increased, while the median price of homes sold was flat. Oil production remained stable, although the number of...

EXPLORE ARTICLE



STRATOS Carbon Capture and GCC Cement Expansion Add Industrial Scale

27 MAY 2025 (ODESSA DEVELOPMENT)

Just outside Odessa, Occidental's STRATOS project—the world's largest direct-air carbon capture facility—is slated for completion in mid-2025. GCC's concurrent plant expansion will add over one million tons of annual capacity. These projects represent billions in new energy and manufacturing investment across Ector County.

Fast growth often creates unexpected opportunities in already thriving sectors, and in Odessa, Texas, there is space for expansion in the existing construction industry. Year-over-year population growth in Odessa, coupled with the construction demands created by new businesses...

EXPLORE ARTICLE



Midland International Air & Space Port Hits Record Passenger Traffic

OCTOBER 21, 2025 (MIDLAND BE THE ENERGY)

Midland International Air & Space Port, serving both Midland and Odessa, recorded 767,000 passengers in FY 2025—a regional record. The airport's growth in commercial and charter traffic continues to enhance connectivity for businesses and residents throughout the Permian Basin.

More airline passengers flew out of Midland International Air & Space Port in fiscal year 2025 than any other year on record. Airport officials reported 767,734 passengers during FY 2025. That was a 3.72% increase compared to FY 2024. Airport officials also reported the post-COVID...

EXPLORE ARTICLE



Healthcare and Education Strengthen Odessa's Economic Resilience

Medical Center Hospital, Odessa Regional Medical Center, and UT Permian Basin are among the city's largest employers, providing stable institutional anchors beyond the energy sector. Continuous investment in healthcare and higher education drives workforce retention and long-term community growth.

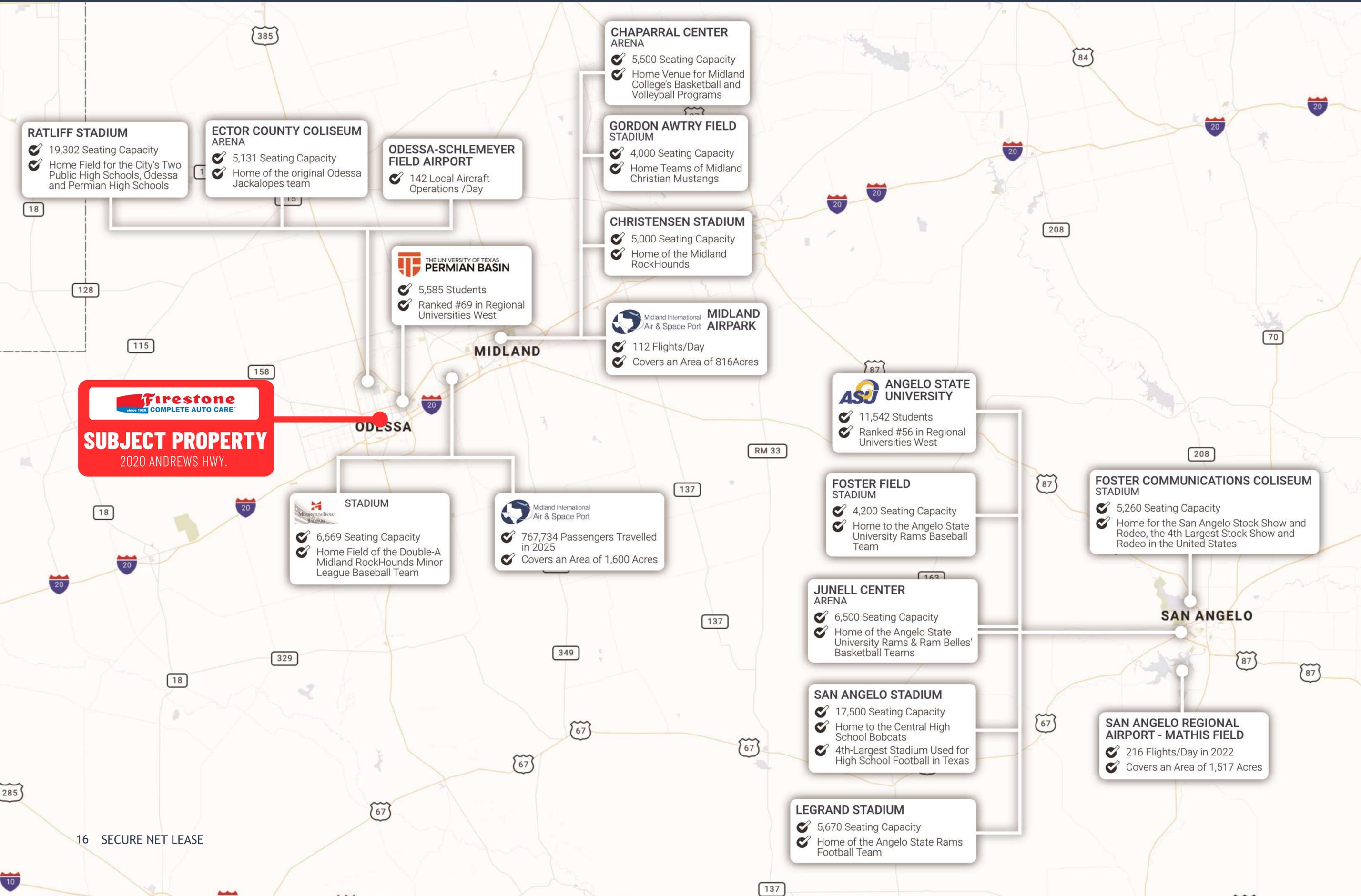
Odessa is a vibrant, growing community. Life in Odessa is not just about business. It is a community that welcomes its citizens with open arms in the business community and daily life. Odessa has long been known for its rich resources due to its location in the Permian Basin, the largest single source of oil and gas deposits in the United...

EXPLORE ARTICLE



METRO AREA

FIRESTONE COMPLETE AUTO CARE ODESSA, TX



Firestone
since 1926 COMPLETE AUTO CARE™

SUBJECT PROPERTY
2020 ANDREWS HWY.

16 SECURE NET LEASE

CALL FOR ADDITIONAL INFORMATION

Dallas

Office

10000 N Central Expressway
Suite 200
Dallas, TX 75231
(214) 522-7200

Los Angeles

Office

123 Nevada Street
El Segundo, CA 90245
(424) 320-2321

CALL FOR ADDITIONAL INFORMATION

John Packwood

Vice President
(424) 301-6383

jpackwood@securenetlease.com

Bob Moorhead

Managing Partner
(214) 522-7210

bob@securenetlease.com

TEXAS DISCLAIMER

FIRESTONE COMPLETE AUTO CARE ODESSA, TX

Approved by the Texas Real Estate Commission for Voluntary Use

Texas law requires all real estate licensees to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

Information about brokerage services

Before working with a real estate broker, you should know that the duties of a broker depend on whom the broker represents. If you are a prospective seller or landlord (owner) or a prospective buyer or tenant (buyer), you should know that the broker who lists the property for sale or lease is the owner's agent. A broker who acts as a subagent represents the owner in cooperation with the listing broker. A broker who acts as a buyer's agent represents the buyer. A broker may act as an intermediary between the parties if the parties' consent in writing. A broker can assist you in locating a property, preparing a contract or lease, or obtaining financing without representing you. A broker is obligated by law to treat you honestly.

If the broker represents the owner

The broker becomes the owner's agent by entering into an agreement with the owner, usually through a written – listing agreement, or by agreeing to act as a subagent by accepting an offer of subagency from the listing broker. A subagent may work in a different real estate office. A listing broker or subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first. The buyer should not tell the owner's agent anything the buyer would not want the owner to know because an owner's agent must disclose to the owner any material information the owner knows.

If the broker represents the buyer

The broker becomes the buyer's agent by entering into an agreement to represent the buyer, usually through a written buyer representation agreement. A buyer's agent can assist the owner but does not represent the owner and must place the interests of the buyer first. The owner should not tell a buyer's agent anything the owner would not want the buyer to know because a buyer's agent must disclose to the buyer any material information known to the agent.

If the broker acts as an intermediary

A broker may act as an intermediary between the parties if the broker complies with The Texas Real Estate License Act. The broker must obtain the written consent of each party to the transaction to act as an intermediary. The written consent must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. The broker is required to treat each party honestly and fairly and to comply with The Texas Real Estate License Act. A broker who acts as an intermediary in a transaction:

- Shall treat all parties honestly
- May not disclose that the owner will accept a price less than the asking price
- Submitted in a written offer unless authorized in writing to do so by the owner;
- May not disclose that the buyer will pay a price greater than the price submitted in a written offer unless authorized in writing to do so by the buyer; and
- May not disclose any confidential information or any information that a part specifically instructs the broker in writing not to disclose unless authorized in writing to disclose the information or required to do so by The Texas Real Estate License Act or a court order or if the information materially relates to the condition of the property.

With the parties' consent, a broker acting as an intermediary between the parties may appoint a person who is licensed under The Texas Real Estate License Act and associated with the broker to communicate with and carry out instructions of one party and another person who is licensed under that Act and associated with the broker to communicate with and carry out instructions.